

FOR LEASE

351
15TH
STREET

Oakland, CA 94612



Exclusively Listed by

Brad Banker

510.763.7090 x215

bbanker@lcbassociates.com

351 15th Street Oakland, CA 94612



OFFERING SUMMARY

Lease Rate:	\$2.50 SF/month (Gross)
Building Size:	6,058 SF
Available SF:	6,058 SF
Zoning:	CBD-P

PROPERTY OVERVIEW

High Profile retail/office space available for lease in Downtown Oakland. Suite features tall ceilings, existing creative office layout with some private offices, great corner visibility, and rare single tenant identity. Great space for non-profits, creative office users, group assembly/fitness uses, or creative retail users.

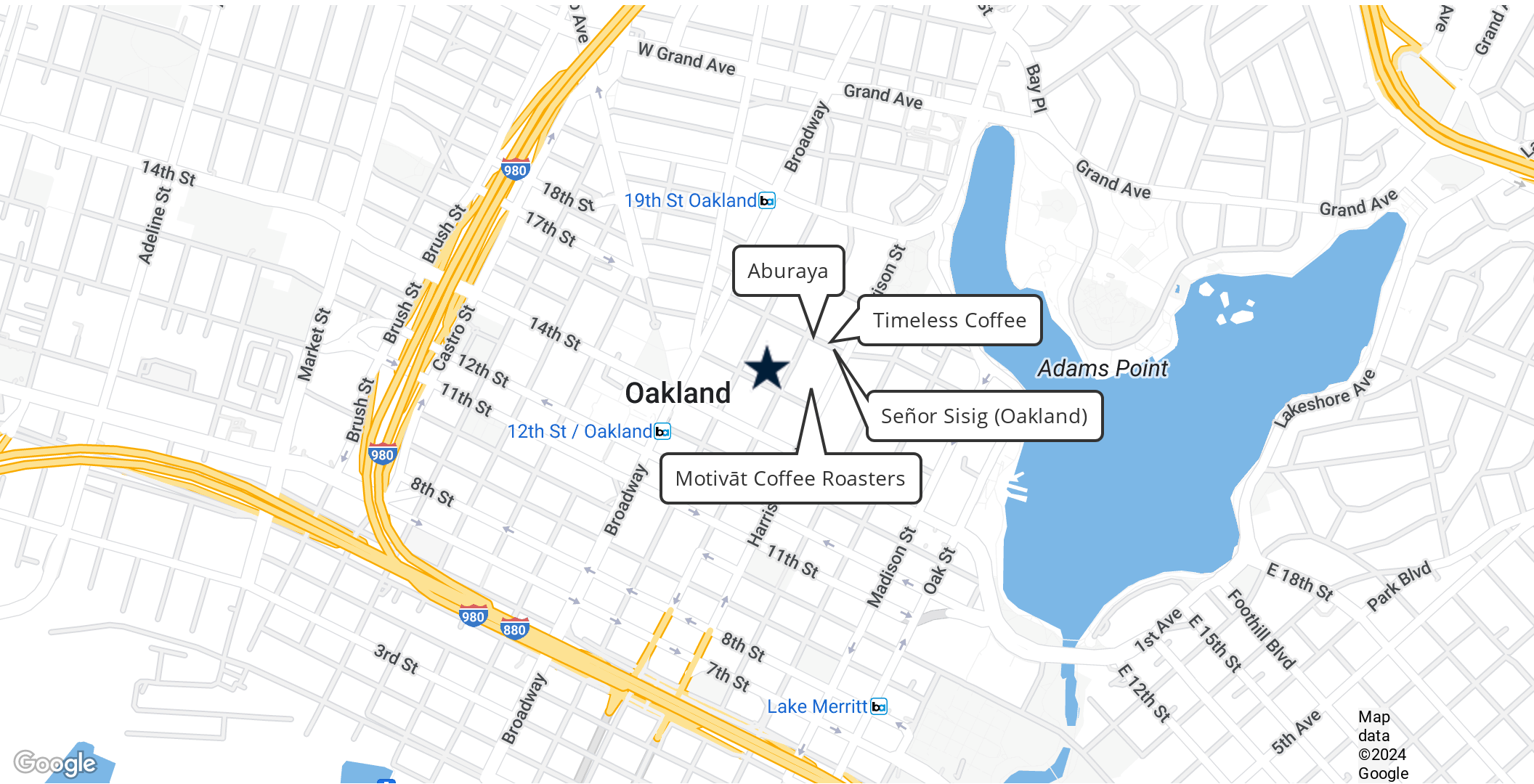
PROPERTY HIGHLIGHTS

- High Ceilings
- Mix of Private Office and Open Layout
- Single Tenant Building
- Great Signage opportunity
- Close to BART/Transit
- Local Ownership



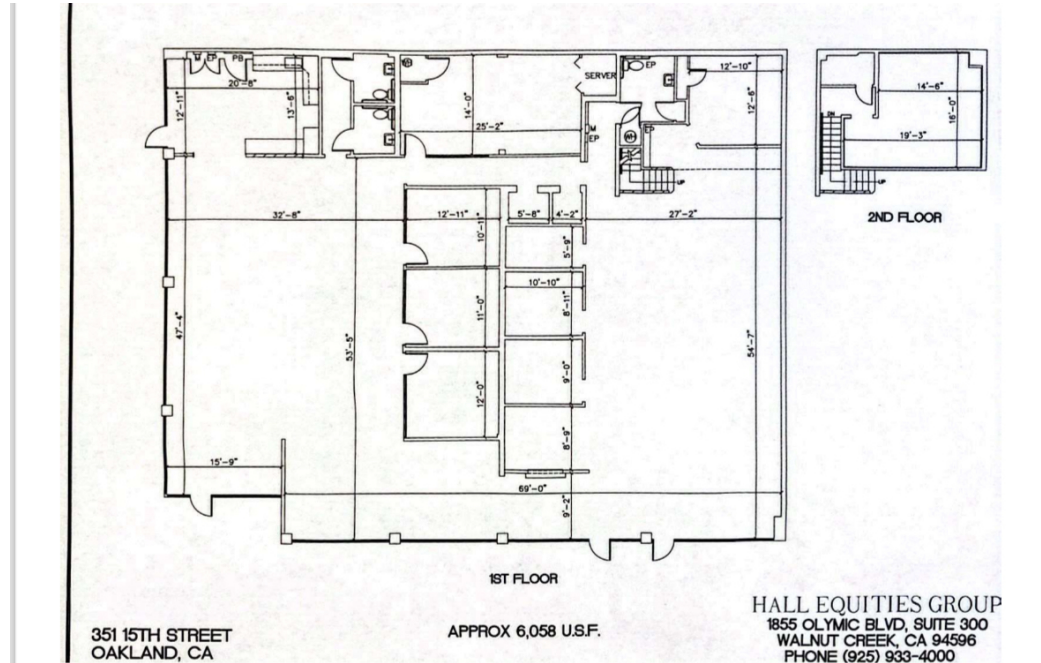
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LCB
ASSOCIATES

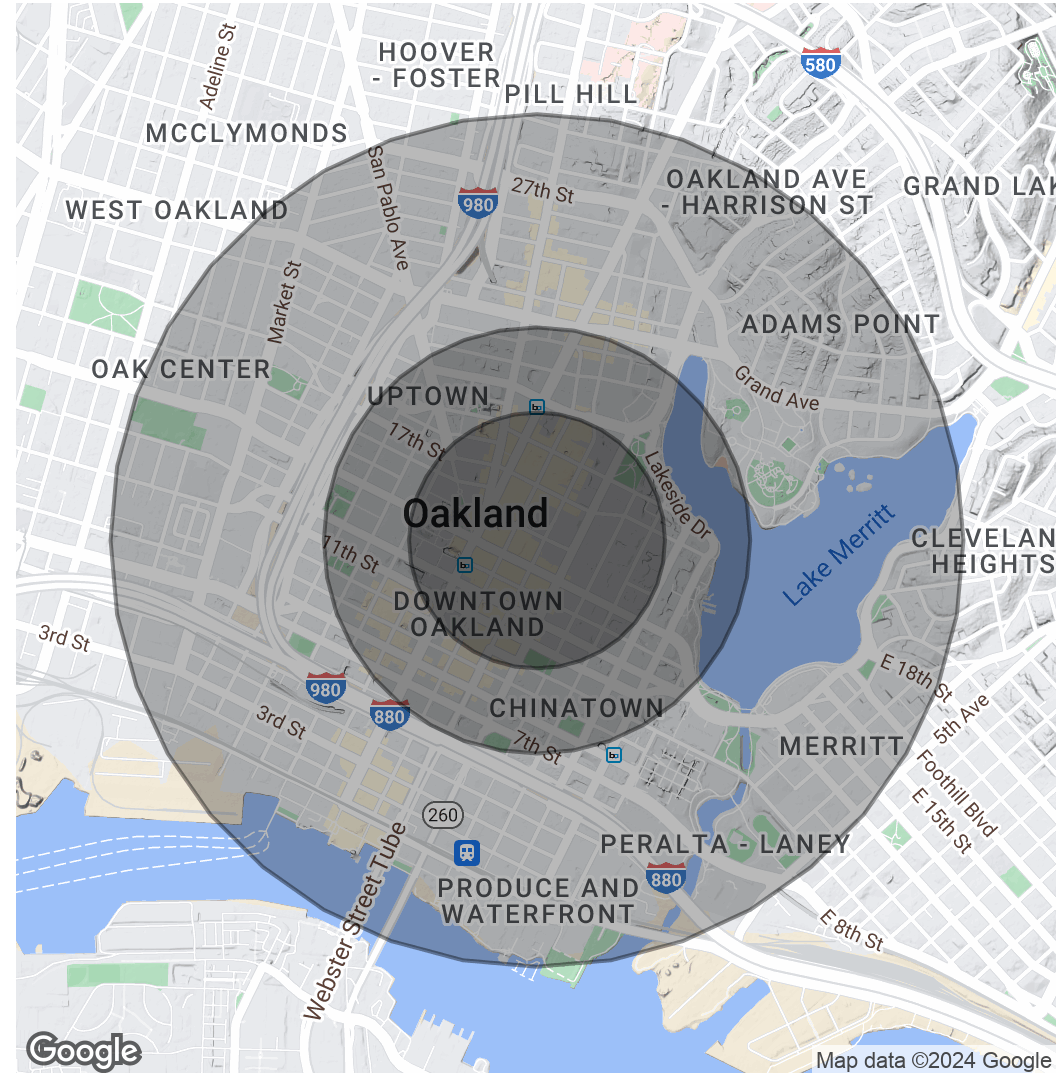
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POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	4,939	16,733	51,658
Average Age	47	47	44
Average Age (Male)	46	46	43
Average Age (Female)	48	47	44

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	3,080	9,456	26,482
# of Persons per HH	1.6	1.8	2
Average HH Income	\$94,672	\$109,810	\$128,156
Average House Value	\$779,037	\$850,268	\$975,978

Demographics data derived from AlphaMap



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